

City of Takoma Park

**THE MONTGOMERY COLLEGE NEIGHBORS ADVISORY  
COMMITTEE**

**Agenda**

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**DATE:** Tuesday, July 11, 2006  
**TIME:** 6:00  
**LOCATION:** Provost's Conference Room, Provost's Office at the corner of  
Takoma and New York Avenues

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1. Call to Order
2. Review/Adopt Minutes
3. Campus Update
  - Fenton Park,
  - New York Avenue
  - Response to e-mailed questions (see e-mail handout)
4. Subcommittee Reports
  - Facilities Master Plan Subcommittee
  - Subcommittee to identify character of area streets
5. Discussion of Committee Briefing to Council - July 24th
6. Meeting Dates
  - Set date and time for next meeting (s)
7. Adjourn

Notice on ADA Compliance

The City of Takoma Park is committed to ensuring that individuals with disabilities are able to fully participate in public meetings. Anyone planning to attend a MCNAC meeting, and who wishes to receive auxiliary aids, services, or accommodations is invited to contact the Committee's staff person, Ilona Blanchard, at 301-891-7205, at least 48 hours in advance, or through the Maryland Relay Service (1-800-735-2258 TTY/Voice).

City of Takoma Park

THE MONTGOMERY COLLEGE NEIGHBORS ADVISORY COMMITTEE

Meeting Minutes

July 11, 2006

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The City of Takoma Park Montgomery College Neighbors Advisory Committee met on Tuesday, July 11, 2006 in the Provost's Office Conference Room on the Montgomery College Campus, Takoma Park, Maryland.

Members Present:	Arlene Markowicz, Richard Weil, Morelyn Weisman, Kathy Jentz, Lorraine Pearsall,, James Evans, Sally Brucker, Frances Phipps
Members Absent:	Bernard Aronson, Stacy Gurian-Sherman, Paul Chrostowski
Staff Present:	Ilona Blanchard, Senior Planner
Others Present:	Brad Stewart, Provost, Howard Stanley, Director of Facilities, David Capp, Chief Facilities Officer

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**1. The meeting was called to order at 6:15 PM**

**2. Minutes**

The minutes were unanimously adopted with no revision.

**3. Campus Update**

Student Center Opened with some glitches but all student functions, including the cafeteria are up and running. Signage is not completed yet. There will be an August 29<sup>th</sup> Dedication Ceremony.

New York Avenue installation of voice data and chilled water utilities will go to the bid this winter or spring for completion next year.

Fenton Park had an opportunity for the College to use location for art installation and would like someone from the College on the Friends of Fenton Park Committee (East Silver Spring Neighborhood Association). College will coordinate with K. Jentz or A. Markowicz.

Building Renovation Work has begun on renovating the Commons building and it has been emptied out - have partial funding but renovation will begin in July, when the rest of funding becomes available. Demolition will occur until then. This project will redo windows, doors, may add entrances on the inside. Will remove water chillers and other equipment on the roof, however air handlers will remain.

Q: Can all the mechanical equipt be moved towards the center of the building?

Q: What will happen with security? The Provosts Office and the Building Management will still be in the building and will leave once it becomes a construction site.

Q: When will buses be moved? The buses will be rerouted to Fenton Street in three weeks.

Discussion regarding moving mechanical equipment - Community would like it to be towards the center of the building but design has not be completed, nor costs determined. Design will be competed in 3-6 months. D. Capp: "Lets call this a goal to be achieved where possible." Comment: Prior question is an excellent example of a policy statement that should be developed by the Committee as a guideline.

Comment from College: It is a goal of the College to minimize noise and vibration.

Handout: FY07 - FY12 CIP - Final notes on succession funding for Takoma Park Campus expansion, including the Central Plant, Commons Renovation, Fine Arts Pavilion Renovation, Takoma Park Community Arts Center, Takoma Park Information Sciences Pavilion (Renovation), Takoma Park Math and Science Center. (See handout) note that Fiscal Year (FY) runs July 1 to June 30.

Time line details:

Fine Arts: July 1 07 Design, July 08 Construction

Communications: July 1 08 Design, no construction funded yet

Math and Science South: July 1 09-10 Design, FY 12-13 construction

Physical Education: difficult to obtain money for facility as it is no longer a degree requirement, building is in good shape and only needs a mechanical upgrade. Would need a donor to finance.

Parking Garage: pressure wash, upgrade lighting, upgrade signage, installing trellis, replacing fence. Designs may not be brought to committee with exception of trellis as there are no drawings.

Comment: There are neighborhood issues with noise from car alarms and traffic jams when cars leave. College may address issues within the realm of administration but cannot change the everyday urban occurrence. Goal is to complete projects.

College has no interest in developing any guidelines, goals, or design standards but will go through Mandatory Referral on a case by case basis.

The Denison's Parking Report was given to F. Phipps. Regarding building design issues, the College will consider design items in detail once in Mandatory referral.

Discussion of questions on parking, some of which were answered at earlier meetings. Members of the committee will go over prior minutes and responses from the College and put together a report.

**4. Subcommittees Reports**

There was no report from any Subcommittee.

**5. Next meeting dates**

The next meeting will be October 10<sup>th</sup>.

**6. Meeting Adjourned.**

The meeting was adjourned at 7:45 PM.

**Respectfully Submitted**

**Approved**

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Ilona Blanchard, Senior Planner

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Richard Weil, Chair

**MONMOUTH COLLEGE**  
**FY2007-2012 Capital Improvements Program -- Final**  
(\$000)

	FY06	6 Year Total						FY07	FY08	FY09	FY10	FY11	FY12	Beyond 6 yrs.
<b><u>Takoma Park</u></b>														
Takoma Park Campus Expansion	\$ 5,150	\$ 25,564	\$ 12,545	\$ 13,019	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Takoma Park Central Plant	1,040	1,040	1,040	-	-	-	-	-	-	-	-	-	-	-
Commons Renovation	600	6,900	2,000	4,900	-	-	-	-	-	-	-	-	-	-
Fine Arts Pavilion Renovation	-	6,513	-	736	5,777	-	-	-	-	-	-	-	-	-
Takoma Park Comm. Arts Ctr	-	750	-	-	750	-	-	-	-	-	-	-	-	-
TP Information Science Pav (ISP) Ren	-	280	-	-	-	280	-	-	-	-	-	-	-	-
TP Student Services Pav (SSP) Ren	-	280	-	-	-	280	-	-	-	-	-	-	-	-
Takoma Park Math & Science Ctr	-	7,505	-	-	-	3,553	-	-	-	-	3,952	-	-	-
<b>Total Takoma Park</b>	<b>\$ 6,790</b>	<b>\$ 48,832</b>	<b>\$ 15,585</b>	<b>\$ 18,655</b>	<b>\$ 6,527</b>	<b>\$ 4,113</b>	<b>\$ 3,952</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>
<b>TP/SS Parking Garage # 2 (a)</b>	<b>1,390</b>	-	-	-	-	-	-	-	-	-	-	-	-	-
(a) 300-space garage														

**Ilona Blanchard - RE: Next meeting July 11th - minutes for your review**

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**From:** "Frances Phipps" <frances.phipps@verizon.net>  
**To:** "Ilona Blanchard" <IlonaB@takomagov.org>, <baronson@acondc.com>, <ChrostowP@aol.com>, <LaserBlast@aol.com>, "Lorraine Pearsall" <ljpearsall@aol.com>, <rweil4488@aol.com>, <Staceyben@aol.com>, "sally brucker" <sbrucker2@gmail.com>, <morelyn@hotmail.com>, <jameseevans@starpower.net>, <arlenemarko@yahoo.com>  
**Date:** 6/27/2006 10:27 AM  
**Subject:** RE: Next meeting July 11th - minutes for your review  
**CC:** <JoyAustinLane@aol.com>, <brad.stewart@montgomerycollege.edu>, <David.Capp@montgomerycollege.edu>, <howard.stanley@montgomerycollege.edu>, "Jennie Wells" <Jennie.Wells@montgomerycollege.edu>

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Dear Ilona:

Thank you very much for sending on the minutes of the March meeting. It is clear that several significant and specific questions were raised in the subcommittee's report which need to be responded to by the College, particularly in regard to circulation and parking and massing and scale. It would be helpful if the College could come to the July 11<sup>th</sup> meeting prepared to answer these questions.

In addition to those questions, the minutes also indicate several areas for response. For example: in Item #4: the college mentioned that it anticipated "more and more shares of students to use bus from other campuses and metro stations." It would be helpful if the College could outline the various programs and incentives they intend to put in place to ensure this student participation in mass transit.

Secondly, the College referenced a parking analysis conducted by Denisen & Associates. Could you please ask them to bring a copy of that analysis to the next meeting.

Thirdly: the College mentioned that the campus "may need a shuttle bay at the Takoma Metro." Could the college please inform the committee with whom they have been working at WMATA, and what was WMATA's response to their request.

Fourthly: the college mentioned that the Facilities Master Plan is "an attempt to respond to the needs of the academic community members. MCNAC should then read the draft and respond to it." I believe it is a sense of our Advisory Committee that it would be most productive and efficient if the Advisory Committee developed policies regarding the Master Plan for the Takoma Campus and communicated these directly to the "outside consultant" before planning is too far advanced. In fact, the City's purpose in establishing the committee was to ensure timely input into the process and avoid last minute contentious "responses."

All established planning processes carry out "listening sessions" in advance of establishing policies which then are integrated into the recommendations and programs proposed in Master Plans. I am mentioning this as a reminder to the College that while their primary constituency may be the "academic community members", of equal importance is the neighborhood community in which it wishes to carry out its mission, and that a proposal to allow the community to "read the draft and respond to it" does not meet the needs nor the spirit of the process.

It is always difficult to address specific design issues before the design stage. However, it is usually best to provide general guidance to the designers in terms of "guidelines" well in advance of the design state. For example, decisions regarding relationship of the building to the street, how placement on the site relates to adjacent and opposing buildings; the rhythm of the openings, building setbacks, and fenestrations, how mass and scale are handled – are just a few of the questions which should be determined. All these issues are generally determined in policy long before the specific "designing" stage.

I recognize that I may be getting ahead of the game a bit, but do hope that we can at least establish a time-table for debating these issues. Sincerely, Frances Phipps